

PROPERTY LOCATION

No	Alt No	Direction/Street/City
74	-76	WARREN ST, ARLINGTON

OWNERSHIP

Owner 1:	LOMBARD MARK/COLLEEN			
Owner 2:	HOGAN MICHAEL/NANCY			
Owner 3:				
Street 1:	76 WARREN STREET			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:	LOMBARD MARK/COLLEEN -		
Owner 2:	HOGAN MICHAEL -		
Street 1:	76 WARREN STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .102 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1922, having primarily Vinyl Exterior and 2430 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 Half Bath, 10 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land
104	Two Family		4450		Sq. Ft.	Site

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4450.000	589,500	5,300	442,800	1,037,600
Total Card	0.102	589,500	5,300	442,800	1,037,600
Total Parcel	0.102	589,500	5,300	442,800	1,037,600
Source: Market Adj Cost	Total Value per SQ unit /Card:			427.00	/Parcel: 427.0

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	589,500	5300	4,450.	442,800	1,037,600		Year end	12/23/2021
2021	104	FV	562,900	5300	4,450.	442,800	1,011,000		Year End Roll	12/10/2020
2020	104	FV	563,100	5300	4,450.	442,800	1,011,200	1,011,200	Year End Roll	12/18/2019
2019	104	FV	414,300	5300	4,450.	470,500	890,100	890,100	Year End Roll	1/3/2019
2018	104	FV	414,300	5300	4,450.	343,200	762,800	762,800	Year End Roll	12/20/2017
2017	104	FV	388,700	5300	4,450.	298,900	692,900	692,900	Year End Roll	1/3/2017
2016	104	FV	388,700	5300	4,450.	254,600	648,600	648,600	Year End	1/4/2016
2015	104	FV	346,700	5300	4,450.	249,100	601,100	601,100	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
11/18/2018	MEAS&NOTICE	CC	Chris C
5/5/2014	External Ins	PC	PHIL C
2/26/2014	Info Fm Prmt	EMK	Ellen K
1/9/2014	Info Fm Prmt	EMK	Ellen K
4/13/2009	Measured	197	PATRIOT
2/29/2000	Measured	268	PATRIOT
8/20/1993		EK	

Sign:

VERIFICATION OF VISIT NOT DATA

Total AC/HA: 0.10216	Total SF/SM: 4450	Parcel LUC: 104	Two Family	Prime NB Desc	ARLINGTON		Total: 442.800	Spl Credit		Total: 442.800
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More: N	Total Yard Items:	5,300	Total Special Features:		Total:	5,300
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